

Vice-Chairperson: Supervisor Theodore Lipscomb
Clerk: Linda K. Durham, 278-4225
Research Analyst: Glenn Bultman, 278-5276

COMMITTEE ON ECONOMIC AND COMMUNITY DEVELOPMENT

Monday, January 24, 2011 – 9:00 A.M.

Milwaukee County Courthouse - Room 201-B

MINUTES

PRESENT: Supervisors De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair) – 7

SCHEDULED ITEMS:

PRESENTATION – 1

1. 11ECD-1 An overview presentation of the report, “The Economic State of Milwaukee, 1990-
11-86 2008, by Associate Professor Joel Rast, University of Wisconsin-Milwaukee,
Center for Economic Development (**INFORMATIONAL ONLY**)

APPEARANCE(S):
Professor Joel Rast

Professor Rast provided a power point presentation, a copy of which is included in the subject file.

Questions and comments ensued.

MOTION BY: (DE BRUIN) Receive and Place on File. (Vote 7-0)

AYES: De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair)
– 7

NOES: 0

RESOLUTIONS - 2

2. 10-400 A resolution by Supervisors Thomas and De Bruin requesting that the Southeastern Wisconsin Regional Planning Commission expand its scope of services for Milwaukee County to include various studies pertaining to increasing economic development opportunities and improving air quality in Milwaukee County. (**12/16/20: Referred back to ECD Committee**)

SCHEDULED ITEMS (CONTINUED):

MOTION BY: (THOMAS) Substitute original resolution with the substitute resolution.

AYES: De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair)
– 7

NOES: 0

3. 10-400 A substitute resolution by Supervisors Thomas, Mayo and Weishan, authorizing and directing the Director of Economic Development to prepare an economic development plan for Milwaukee County.

MOTION BY: (THOMAS) Approve the resolution.

Supervisors De Bruin, Lipscomb (Chair) and Harris requested to be added as co-sponsors.

Vote on the motion to approve the substitute resolution: 7-0

AYES: De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair)
– 7

NOES: 0

OFFICE OF THE SHERIFF – 1

4. 10-470 From the Inspector, Office of the Sheriff, requesting authorization to amend the Water Tower Easement at the House of Correction to add a second booster station. **(Also to the Committee on Judiciary, Safety and General Services)**

APPEARANCE(S):

John Bennett, City of Franklin

Craig Dillmann, Manager, Real Estate Services

MOTION BY: (JOHNSON) Concur with the action of the Judiciary, Safety and General Services Committee.

Questions and comments ensued.

Mr. Bennett addressed questions pertaining to maintenance responsibility.

Vote on the motion to concur: 7-0

AYES: De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair)
– 7

NOES: 0

SCHEDULED ITEMS (CONTINUED):

REAL ESTATE - 3

5. 11-60 From the Executive Director, Milwaukee Regional Medical Center, requesting authorization for the approval of the proposed sale of child daycare facility at 8624 W. Watertown Plank Road which is situated on land leased by MRMC from Milwaukee County. **(Recommended action: Refer to department staff and County Board staff for review and recommendation)**

APPEARANCE(S)

William Hatcher, Executive Director, Milwaukee Regional Medical Center

Mr. Hatcher reviewed the subject report.

Questions and comments ensued relative to the County's responsibility.

Mr. Dillmann provided comments.

MOTION BY: (JOHNSON) Refer to departmental staff and County Board staff for review and recommendation: (Vote 7-0)

AYES: De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair)
– 7

NOES: 0

6. 11-13 From the Manager of Real Estate Services, DTPW, reporting on the status of 2010
(a)(a) excess property sales. **(INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE COMMITTEE)**

APPEARANCE(S):

Craig Dillmann, Manager, Real Estate Services, DTPW

Mr. Dillmann provided comments relative to the subject report.

MOTION BY: (DE BRUIN) Receive and place on file. (Vote 7-0)

AYES: De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair)
– 7

NOES: 0

7. 11-14 From the Manager of Real Estate Services, DTPW, Offer to purchase on a County-
(a)(b) owned single-family house located at 4812 South 39th Street in the City of Greenfield, Wisconsin.

SCHEDULED ITEMS (CONTINUED):

APPEARANCE(S):

Craig Dillmann, Manager, Real Estate Services, DTPW
Mr. Dillmann reviewed the subject report.

MOTION BY: (DE BRUIN) Approve.

AYES: De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair)

– 7

NOES: 0

RESEARCH PARK/UWM – 1

8. 11ECD-2 A proposal by Supervisor Weishan regarding the Milwaukee County Research Park/UWM Accelerator Initiative. **(INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE COMMITTEE)**

APPEARANCE(S):

Supervisor James (Luigi) Schmidt, 19th District

Supervisor Weishan provided comments relative to the subject proposal, a copy of which is attached to the original of these minutes.

Supervisor Schmidt provided comments.

The Committee took no action on this informational item.

REAL ESTATE (Continued) - 1

The Committee may adjourn into closed session under the provisions of Wisconsin Statutes, Section 19.85(1)(e), for the purpose of the Committee deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session. At the conclusion of the closed session, the Committee may reconvene in open session to take whatever action(s) it may deem necessary on the following matter.

9. 11-14 From UWM Innovation Park, LLC, requesting an amendment to the Real Property
(a)(a) Purchase Agreement for County-owned land located in the Northeast Quadrant of the County Grounds in the City of Wauwatosa. **(Also to the Committee on Finance and Audit)**

APPEARANCE(S):

Supervisor James, “Luigi” Schmidt, 19th District
Supervisor Marina Dimitrijevic, 4th District

SCHEDULED ITEMS (CONTINUED):

Craig Dillmann, Manager, Real Estate Services
Renee Booker, Interim Director, Department of Administrative Services (DAS)
Pam Bryant, Capital Finance Manager, DAS
John Ruggini, DAS
Damon Dorsey, Director, Economic Development
Mike Lovell, UWM
Bruce Block, UMW Foundation
Curt Stang, UWM Foundation
David Gilbert, UWM Foundation

Mr. Dillmann reviewed the subject report.

Ms. Bryant answered questions relative to the fiscal note.

Supervisor De Bruin suggested that the Administration provide recommendations for a plan of action for financing to the Finance and Audit Committee, at its meeting on Thursday, February 27.

Discussion ensued at length, with questions and comments relative to UWM's request for an extension.

Representatives from the UWM Foundation provided comments and answered questions raised by the Committee.

Supervisor Dimitrijevic commented that she can't see moving forward on this extension until there is concrete information on how the County is going to deal with 2011 budget priorities. She commented that the County exercise caution before proceeding.

Mr. Booker advised that the County Executive supports this project and it is a good project for Milwaukee County.

Mr. Ruggini provided comments.

Discussion continued at length, with questions and comments.

MOTION BY: (JOHNSON) Approve.

Mr. Dorsey provided comments as to why this is a good project and requested that the Committee approve this request.

Supervisor De Bruin provided comments.

SCHEDULED ITEMS (CONTINUED):

MOTION BY: (DE BRUIN) Approve the following amendment (Amendment 1):

ADD the following **BE IT FURTHER RESOLVED** clause after line 209 as follows:

“BE IT FURTHER RESOLVED, that no later than the date of the final approval of the Eschweiler Building Plans by the City of Wauwatosa, UWM Innovation Park, LLC shall develop a management plan and budget for the approximate 11.4-acre Habitat Protection Area (Outlot 1) consistent with the Habitat Restoration Landscape Plan, dated December 11, 2009 and adopted by County Board Resolution File No. 09-14(a)(n) on December 17, 2009. UWM Innovation Park, LLC shall work with the Friends of the Monarch Trail to develop the management plan and mutually agreed upon budget to implement the plan within Outlot 1.”

AYES: De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair)
– 7

NOES: 0

**MOTION BY: (JOHNSON) Approve the following amendment (Amendment 3)
Add a new #9 at line 208, which reads:**

“#9. In consideration of this payment extension, in recognition of a potential net present value reduction of up to \$342,616 and in order to incent the buyer to pay in a timely manner that most closely approximates the original timeline, the final payment shall include a catch-up payment equal to the actual change in net present value between the original payment schedule and actual schedule of all payments received. The calculation shall be made using the same formula (2% rate) as the fiscal note calculations for this resolution.”

Supervisor De Bruin in the Chair.

Supervisor Lipscomb described the intent of Amendment 3.

Supervisor Johnson withdrew his motion to approve Amendment 3.

MOTION BY: (LIPSCOMB) Approve Amendment #3.

Considerable discussion ensued relative to Amendment 3, with questions and comments relative to moving this item forward to the Finance and Audit Committee as well as receiving pertinent fiscal information by Board Day (February 3, 2011).

SCHEDULED ITEMS (CONTINUED):

Mr. Booker advised that this is the first time he's seen this Amendment; however, DAS staff will review it and if it is moved forwarded to the Finance and Audit Committee, he would address it there.

Vote on Amendment 3: 3-4

AYES: Lipscomb, Weishan and Harris – 3

NOES: Johnson, West, Thomas and De Bruin (Chair) – 4

Motion failed.

MOTION: (JOHNSON) Approve, as amended.

AYES: Johnson, West, Thomas and De Bruin (Chair) – 4

NOES: Lipscomb, Weishan and Harris – 3

COMMUNITY BUSINESS DEVELOPMENT PARTNERS (CBDP) – 2

10. 11-44 From Director, Community Business Development Partners, Informational monthly update on departmental waivers (**INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE COMMITTEE**)

APPEARANCE(S):

Freida Webb, Director, Community Business Development Partners

Ms. Webb reviewed the subject report.

Questions and comments ensued.

MOTION BY: (JOHNSON) Receive and place on file. (Vote 7-0)

AYES: De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair) – 7

NOES: 0

11. 11-76 From the Director, Community Business Development Partners, seeking authorization to amend Chapters 32 and 56 of the Milwaukee County Code of General Ordinances that would require approval of the Milwaukee County Board of Supervisors and involvement of the Office of Community Business Development Partners in any future contracts related to services that were previously provided by Milwaukee County Employees.

SCHEDULED ITEMS (CONTINUED):

APPEARANCE(S):

Freida Webb, Director, Community Business Development Partners

MOTION BY: (JOHNSON) Approve. (Vote 7-0)

AYES: De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair)
– 7

NOES: 0

DEPARTMENT OF ADMINISTRATIVE SERVICES (DAS) – 1

12. 11ECD-3 From Capital Finance Manager, DAS, an informational (verbal) briefing regarding new authority of Milwaukee County to issue conduit bonds. **(INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE COMMITTEE)**

APPEARANCE(S):

Pam Bryant, Capital Finance Manager, DAS
Damon Dorsey, Director, Economic Development

Ms. Bryant provided a verbal report regarding a bond option that the County has to assist with development and redevelopment within the Community. They are called Midwest disaster bonds. The federal government made an allocation to the State of Wisconsin for about \$3.8 million which has to be divided up amongst various counties within the state, including Milwaukee County.

DEPARTMENT OF HEALTH AND HUMAN SERVICES (DHHS) – 1

13. 11-75 From the Interim Director, Department of Health and Human Services, requesting authorization to accept \$575,000 (\$500,000 for project costs and \$75,000 for CHDO operating costs) in federal HOME Community Housing Development Organization (CHDO) funds and HOME program income to Movin' Out, Inc. to provide 11 housing units for persons with permanent disabilities in Brown Deer.

APPEARANCE(S):

David Porterfield, Movin' Out, Inc.
Steven Schnoll, Brown Deer (Village) Supportive Housing
Sylvan Leabman, Jewish Family Services, Inc.
Jim Mathy, Housing Division
Gary Bottoni, Housing Division

Mr. Porterfield provided comments relative to the mission of Movin' Out, Inc.

SCHEDULED ITEMS (CONTINUED):

Mr. Bottoni provided brief comments.

Mr. Leabman provided comments regarding Jewish Family Services and the people they serve.

Questions and comments ensued.

MOTION BY: (JOHNSON) Amend the resolution by deleting "40" on line 55 and adding "30". (Vote 7-0)

AYES: De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair) – 7

NOES: 0

Supervisor Johnson advised that he would abstain from voting on this item because he is a member of the Jewish Family Services Board.

MOTION BY: (DE BRUIN) Approve, as amended. (Vote 6-0; 1 Abstention)

AYES: De Bruin, Weishan, West, Thomas, Harris and Lipscomb (Chair) – 6

NOES: 0

ABSTENTION: Johnson – 1

STAFF PRESENT:

Julie Esch, Research Analyst, County Board

Craig Dillmann, Manager, Real Estate Services

Renee Booker, Interim Director, Department of Administrative Services (DAS)

Pam Bryant, Capital Finance Manager, DAS

John Ruggini, DAS

Damon Dorsey, Director, Economic Development

Jim Mathy, Housing Division

Gary Bottoni, Housing Division

Freida Webb, Director, Community Business Development Partners

This meeting was recorded on tape. Committee files contain copies of communications, reports and resolutions, which may be reviewed upon request to the Chief Committee Clerk. The official copy of these minutes, along with the audio recording of this meeting, are available in the County Board Committee Services Division.

SCHEDULED ITEMS (CONTINUED):

Length of Meeting: 9:10 am to 12:35 pm

Adjourned,

Linda K. Durham

Linda K. Durham, Committee Clerk
Committee on Economic and Community Development

DEADLINE

***The deadline for items for the next regular meeting
(March 7, 2011) is February 21, 2011. All items for the agenda must be in the Committee Clerk's
possession by 12:00 noon February 21, 2011.***

*ADA accommodation requests should be filed with the Milwaukee County Office for Persons with
Disabilities, 278-3932 (voice) or 278-3937 (TTY), upon receipt of this notice.*